BILL GARRETT, Davidson County
Trans:T20140085319 DEEDQC
Recvd: 11/12/14 13:47 2 pgs
Fees:17.00 Taxes:0.00
20141112-0104343

BOX 10-A

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
)

The actual consideration for this transfer is NONE.

Affiant

Subscribed and sworn to before me on this 10 day of November, 2014.

Notary Public

My Commission Expires: My Commission Expires NOV. 3, 2015

This Instrument Was Prepared By:

Kevin D. Montgomery
Hardeman & Montgomery
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Lone Oak, LLC	Same	Part of 91-12-120
4910 Atwood Dr.		
Nashville, TN 37220		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, Lone Oak, LLC, a Tennessee limited liability company, does hereby convey, remise, release and quitclaim unto Kevin D. Montgomery, Trustee, his successors and assigns, the following described tract [parcel] of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 414 on the Map of West Nashville, Plan No. 1, as of record in Book 57, pages 74 and 75, Register's Office for said County, to which Plan reference is hereby made for a more complete description thereof.

Being part of the same property conveyed to Lone Oak, LLC, a Tennessee limited liability company by Deed from William Kermit Toungette and Thomas Walter Toungette of record in Instrument No. 20141112-0104342, said Register's Office.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, I, said Kevin D. Montgomery, TRUSTEE, for the express purpose of express purpose of re-establishing the original lot lines and having distinct map and parcel numbers assigned to Lots 412 and 414, hereby convey, remise, release and forever quitclaim unto Lone Oak, LLC, its successors and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

WITNESS hands this 10th day of November, 2014.

Lone Oak, LLC, a Tennessee limited liability company

BY: _____
William Wade, Managing Member

_____
Kevin D. Montgomery, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned notary public of Davidson County, Tennessee, personally appeared William Wade, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Managing Member of Lone Oak, LLC the within named bargainor, a limited liability company and that he as such Managing Member, executed the foregoing instrument for the purpose therein contained by personally signing the name of the limited liability company as Managing Member.

Witness my hand and seal this 10th day of November, 2014.

_____
NOTARY PUBLIC

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 3, 2015

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin D. Montgomery, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal this 10th day of November, 2014.

_____
NOTARY PUBLIC

TONYA B. CHERRY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires SEPT. 18, 2017